

**MELROSE BOARD OF APPEALS
MEETING MINUTES
Public Hearing
Wednesday, June 10, 2020
7:45 p.m.
Remote Meeting**

Present:

Rita Mercado, *Chair*

Staff Present: Lori Massa, Clerk

The meeting was called to order at 7:45 pm.

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 15, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the Melrose Zoning Board of Appeals was conducted via remote participation to the greatest extent possible. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting were found on the City of Melrose's website, at www.cityofmelrose.org. No in-person attendance of members of the public was permitted, but every effort was made to ensure that the public could adequately access the proceedings in real time, or in the event that we are unable to do so, on the mmtv3.org website an audio or video recording, transcript, or other comprehensive record of proceedings was posted as soon as possible after the meeting. A link was also available on www.cityofmelrose.org.

Meeting access information was found at the following link and the application materials were posted to the City's website: www.cityofmelrose.org/remote-meetings

CASES BEFORE THE BOARD

**CASE 19 035: The appeal of 495, LLC c/o Eric B. Kenworthy
272 Tremont Street**

As re-advertised, case 19-035 was for an appeal under §235-60.c of the Zoning Ordinance regarding the determination of the Building Commissioner as to the need for a Variance from §235-41.O for the proposed driveway width at 272 Tremont Street, Melrose, MA, on a lot of land containing 10,490 sf and shown on Assessor's Map C12 0 9. The Application, depending on the outcome of the appeal, includes a request for a Variance from §235-41.O for the required driveway width. The driveway would be part of a redevelopment of the parcel to construct a mixed-use building with retail/office space, 12 residential units and 14 parking spaces.

The Agent submitted a written request to continue the case to a July hearing. The letter explains that the Applicant was able to apply for the Site Plan Review approval and the Planning Board will hear the case on June 29, 2020. The Agent requests that the case is continued to the next

hearing date after the Planning Board meeting. The project will be fully vetting during Site Plan Approval and this will assist the Board with making a determination on the variance request.

Ms. Mercado, Chair, voted to grant the request to continue the case to July 8, 2020.

OTHER BUSINESS

The next meeting is set for July 8, 2020.

The meeting adjourned at 7:50 pm.